Schedule 1 Definitions

SC1.1 Use definitions

SC1.1.1 Defined uses

1. The use definitions listed in Table SC1.1.1.A have a particular meaning stated in Table SC1.1.1.B for the purpose of the planning scheme.
2. Any use not listed in Table SC1.1.1.B column 1 is an undefined use.

Note—Development comprising a combination of defined uses is not considered to be an undefined use.

1. The use definitions listed here are the definitions used in this planning scheme.
2. A use listed in Table SC1.1.1.B column 1 has the meaning set out beside that term in column 2.
3. Column 3 of Table SC1.1.1.B identifies examples of the types of activities that are consistent with the use identified in column 1.
4. Column 4 of Table SC1.1.1.B identifies examples of activities that are not consistent with the use identified in column 1.
5. Columns 3 and 4 of Table SC1.1.1.B are not exhaustive lists.
6. Uses listed in Table SC1.1.1.B columns 3 and 4 which are not listed in column 1 do not form part of the definition.

Table SC1.1.1.A—Index of use definitions

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| Index of use definitions |
| Adult storeAgricultural supplies storeAir serviceAnimal husbandryAnimal keepingAquacultureBarBrothelBulk landscape suppliesCar washCaretaker’s accommodationCemeteryChildcare centreClubCommunity care centreCommunity residenceCommunity useCrematoriumCroppingDetention facilityDual occupancyDwelling houseDwelling unitEducational establishmentEmergency servicesEnvironment facilityExtractive industryFood and drink outletFunction facilityFuneral parlourGarden centre Hardware and trade supplies | Health care serviceHigh impact industryHome-based businessHospitalHotelIndoor sport and recreationIntensive animal industryIntensive horticultureLandingLow impact industryMajor electricity infrastructureMajor sport, recreation and entertainment facilityMarine industryMarketMedium impact industryMotor sport facilityMultiple dwellingNature-based tourismNightclub entertainment facilityNon-resident workforce accommodationOfficeOutdoor salesOutdoor sport and recreationOutstationParkParking stationParty housePermanent plantationPlace of worship Port service | Relocatable home parkRenewable energy facilityResearch and technology industryResidential care facilityResort complexRetirement facilityRoadside stallRooming accommodationRural industryRural workers’ accommodationSales officeService industryService stationShopShopping centreShort-term accommodationShowroomSpecial industrySubstationTelecommunications facilityTheatreTourist attractionTourist parkTransport depotUtility installationVeterinary serviceWarehouseWholesale nurseryWinery |

Table SC1.1.1.B—Use definitions

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| Column 1Use term | Column 2Use definition | Column 3Examples include | Column 4Does not include the following examples |
| Adult storeEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Adult store means the use of premises for the primary purpose of displaying or selling—1. sexually explicit materials; or
2. products and devices that are associated with, or used in, a sexual practice or activity.
 | Sex shop | Shop, newsagent, registered pharmacist or video hire, where the primary use of these are concerned with:* the sale, display or hire of printed or recorded matter (not of a sexually explicit nature); or
* the sale or display of underwear or lingerie; or
* the sale or display of an article or thing primarily concerned with or used in association with a medically recognised purpose.
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| Agricultural supplies storeEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Agricultural supplies store means the use of premises for the sale of agricultural supplies and products.Examples of agricultural supplies and products—animal feed, bulk veterinary supplies, chemicals, farm clothing, fertilisers, irrigation materials, saddlery, seeds |  | Bulk landscape supplies, garden centre, outdoor sales, wholesale nursery |
| Air serviceEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Air service means the use of premises for—1. the arrival or departure of aircraft; or
2. housing, servicing, refuelling, maintaining or repairing aircraft; or
3. the assembly and dispersal of passengers or goods on or from an aircraft; or
4. training and education facilities relating to aviation; or
5. aviation facilities; or
6. an activity that—
7. is ancillary to an activity or facility stated in paragraphs (a) to (e); and
8. directly services the needs of aircraft passengers.

Examples of an air service— airport, air strip, helipad | Airport, airstrip, helipad, public or private airfield |  |
| Animal husbandryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Animal husbandry means the use of premises for— 1. producing animals or animal products on native or improved pastures or vegetation; or
2. a yard, stable, temporary holding facility or machinery repairs and servicing, if the use is ancillary to the use in paragraph (a).

Examples of animal husbandry— cattle stud, grazing of livestock, non-feedlot dairy | Cattle studs, grazing of livestock, non-feedlot dairying | Animal keeping, intensive animal husbandry, aquaculture, feedlots, piggeries |
| Animal keepingEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Animal keeping means the use of premises for— 1. boarding, breeding or training animals; or
2. a holding facility or machinery repairs and servicing, if the use is ancillary to the use in paragraph (a).

Examples of animal keeping— aviary, cattery, kennel, stables, wildlife refuge | Aviaries, catteries, kennels, stables, wildlife refuge | Aquaculture, cattle studs, domestic pets, feedlots, grazing of livestock, non-feedlot dairying, piggeries, poultry meat and egg production, animal husbandry |
| AquacultureEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Aquaculture means the cultivation of live fisheries resources for sale other than in circumstances prescribed under a regulation.Note—definition from the *Fisheries Act 1994*. | Pond farms, tank systems, hatcheries, raceway system, rack and line systems, sea cages | Intensive animal husbandry |
| BarEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Bar means the use of premises, with seating for 60 or less people, for—1. selling liquor for consumption on the premises; or
2. an entertainment activity, or preparing and selling food and drink for consumption on the premises, if the use is ancillary to the use in paragraph (a).
 |  | Club, hotel, nightclub entertainment facility, tavern |
| BrothelEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Brothel means the use of premises made available for prostitution by 2 or more prostitutes at the premises.Note—definition from the *Prostitution Act 1999.* |  | Adult store, club, entertainment facility, nightclub, shop |
| Bulk landscape suppliesEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Bulk landscape supplies means the use of premises for the bulk storage and sale of mainly non-packaged landscaping and gardening supplies, including, for example, soil, gravel, potting mix or mulch. |  | Garden centre, outdoor sales, wholesale nursery |
| Car washEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Car wash means the use of premises for the commercial cleaning of motor vehicles. |  | Service station |
| Caretaker’s accommodationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Caretaker’s accommodation means the use of premises for a dwelling for a caretaker of a non-residential use on the same premises. |  | Dwelling house |
| CemeteryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Cemetery means the use of premises for interment of bodies or ashes after death. | Burial ground, crypt, columbarium, lawncemetery, pet cemetery, mausoleum | Crematorium, funeral parlour |
| Childcare centreEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Childcare centre means the use of premises for the care, education and minding, but not residence, of children.Examples of a childcare centre— before or after school care, crèche, early childhood centre, kindergarten, vacation care | Crèche, early childhood centre, kindergarten, outside-hours school care | Educational establishment, home- based child care, family day care |
| ClubEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Club means the use of premises for—1. an association established for social, literary, political, sporting, athletic or other similar purposes; or
2. preparing and selling food and drink, if the use is ancillary to the use in paragraph (a).
 | Club house, guide and scout clubs, surf lifesaving club, RSL, bowls club | Hotel, nightclub, entertainment facility, place of worship, theatre |
| Community care centreEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Community care centre—1. means the use of premises for—
2. providing social support to members of the public; or
3. providing medical care to members of the public, if the use is ancillary to the use in subparagraph (i); but
4. does not include the use of premises for providing accommodation to members of the public.

Examples of a community care centre— disability support service, drop-in centre, respite centre, indigenous support centre | Disability support services, drop-in centre, respite centre, integrated Indigenous support centre | Childcare centre, family day care, health care service, home-based child care, residential care facility |
| Community residenceEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Community residence—1. means the use of premises for residential accommodation for—
2. no more than—
3. 6 children, if the accommodation is provided as part of a program or service under the *Youth Justice Act 1992*; or
4. 6 persons who require assistance or support with daily living needs; and
5. no more than 1 support worker; and
6. includes a building or structure that is reasonably associated with the use in paragraph (a).
 | Hospice | Dwelling house, dwelling unit, residential care facility, rooming accommodation, short-term accommodation |
| Community useEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Community use means the use of premises for— 1. providing artistic, social or cultural facilities or community services to the public; or
2. preparing and selling food and drink, if the use is ancillary to the use in paragraph (a).

Examples of a community use— art gallery, community centre, community hall, library, museum | Art gallery, community centre, community hall, library, museum | Cinema, club, entertainment facility, hotel, nightclub, place of worship |
| CrematoriumEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Crematorium means the use of premises for the cremation or aquamation of bodies. |  | Cemetery |
| CroppingEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Cropping means the use of premises for— 1. growing and harvesting plants, or plant material, that are cultivated in soil, for commercial purposes; or
2. harvesting, storing or packing plants or plant material grown on the premises, if the use is ancillary to the use in paragraph (a); or
3. repairing and servicing machinery used on the premises, if the use is ancillary to the use in paragraph (a).

Examples of cropping— forestry for wood production, fodder and pasture production, producing fruit, nuts, vegetables and grains, plant fibre production, sugar cane growing, vineyard | Fruit, nut, vegetable and grain production, forestry for wood production, fodder and pasture production, plant fibre production, sugarcane growing, vineyard | Permanent plantations, intensive horticulture, rural industry |
| Detention facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Detention facility means the use of premises for the lawful detention of persons.Example of a detention facility— correctional facility | Prison, detention centre, youth detention centre | Police station, court cell complex |
| Dual occupancyEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Dual occupancy—1. means a residential use of premises for 2 households involving—
2. 2 dwellings (whether attached or detached) on a single lot or 2 dwellings (whether attached or detached) on separate lots that share a common property; and
3. any domestic outbuilding associated with the dwellings; but
4. does not include a residential use of premises that involves a secondary dwelling.
 | Duplex, two dwellings on a single lot (whether or not attached), two dwellings within one single community title scheme under the *Body Corporate and Community Management Act 199*7, two dwellings within the one body corporate to which the *Building Units and Group Title Act 1980* continues to apply | Dwelling house, multiple dwelling |
| Dwelling houseEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Dwelling house means a residential use of premises involving— 1. 1 dwelling for a single household and any domestic outbuildings associated with the dwelling; or
2. 1 dwelling for a single household, a secondary dwelling and any domestic outbuildings associated with either dwelling.
 |  | Caretaker’s accommodation, dual occupancy, rooming accommodation, short-term accommodation, student accommodation, multiple dwelling |
| Dwelling unitEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Dwelling unit means the use of premises containing a non-residential use for a single dwelling, other than a dwelling for a caretaker of the non-residential use. | 'Shop-top' apartment | Caretaker’s accommodation, dwelling house |
| Educational establishmentEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Educational establishment means the use of premises for— 1. training and instruction to impart knowledge and develop skills; or
2. student accommodation, before or after school care, or vacation care, if the use is ancillary to the use in paragraph (a).

Examples of an educational establishment— college, outdoor education centre, primary school, secondary school, special education facility, technical institute, university | Pre-preparatory, preparatory and primary school, secondary school, special education, college, university, technical institute, outdoor education centres | Childcare centre, home- based child care, family day care |
| Emergency servicesEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Emergency services means the use of premises by a government entity or community organisation to provide— 1. essential emergency services; or
2. disaster management services; or
3. management support facilities for the services.

Examples of emergency services— ambulance station, evacuation centre, fire station, police station | State emergency service facility, ambulance station, rural fire brigade, auxiliary fire and rescue station, urban fire and rescue station, police station, emergency management support facility, evacuation centres | Community use, hospital, residential care facility |
| Environment facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Environment facility—1. means the use of premises for a facility for the appreciation, conservation or interpretation of an area of cultural, environmental or heritage value; but
2. does not include the use of premises to provide accommodation for tourists and travellers.
 | Nature-based attractions, walking tracks, seating, shelters, boardwalks, observation decks, bird hides |  |
| Extractive industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Extractive industry means the use of premises for— 1. extracting or processing extractive resources; and
2. any related activities, including, for example, transporting the resources to market.
 | Quarry |  |
| Food and drink outletEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Food and drink outlet means the use of premises for— 1. preparing and selling food and drink for consumption on or off the premises; or
2. providing liquor for consumption on the premises, if the use is ancillary to the use in paragraph (a).

Examples of a food and drink outlet—cafe, coffee shop, drive-through facility, kiosk, milk bar, restaurant, snack bar, takeaway shop, tearoom | Bistro, cafe, coffee shop, drive-through facility, kiosk, milk bar, restaurant, snack bar, takeaway, tearoom | Bar, club, entertainment facility, hotel, shop, theatre, nightclub |
| Function facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Function facility means the use of premises for— 1. receptions or functions; or
2. preparing and providing food and liquor for consumption on the premises as part of a reception or function.
 | Conference centre, reception centre | Community use, hotel |
| Funeral parlourEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Funeral parlour—1. means the use of premises for—
2. arranging and conducting funerals, memorials and other similar events; or
3. a mortuary; or
4. storing and preparing bodies for burial or cremation; but
5. does not include the use of premises for the burial or cremation of bodies.
 |  | Cemetery, crematorium, place of worship |
| Garden centreEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Garden centre means the use of premises for— 1. selling plants; or
2. selling gardening and landscape products and supplies that are mainly in pre-packaged form; or
3. a food and drink outlet that is ancillary to the use in paragraph (a).
 | Retail plant nursery | Bulk landscape supplies, wholesale nursery, outdoor sales |
| Hardware and trade suppliesEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Hardware and trade supplies means the use of premises for selling, displaying or hiring hardware and trade supplies, including, for example, house fixtures, timber, tools, paint, wallpaper or plumbing supplies. |  | Shop, showroom, outdoor sales and warehouse |
| Health care serviceEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Health care service means the use of premises for medical purposes, paramedical purposes, alternative health therapies or general health care, if overnight accommodation is not provided on the premises.Examples of a health care service— dental clinic, medical centre, physiotherapy clinic | Dental clinics, medical centres, natural medicine practices, nursing services, physiotherapy clinic | Community care centre, hospital |
| High impact industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | High impact industry means the use of premises for an industrial activity—1. that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and
2. that a local planning instrument applying to the premises states is a high impact industry; and
3. that complies with any thresholds for the activity stated in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.

For the purposes of the planning scheme a high impact industry is an industry activity that—1. has one or more of the following attributes—
2. potential for significant impacts on sensitive land uses due to off-site emissions including aerosol, fume, particle, smoke, odour and noise;
3. potential for significant off-site impacts in the event of fire, explosion or toxic release;
4. generates high traffic flows in the context of the locality or the road network;
5. generates a significant demand on the local infrastructure network;
6. the use may involve night-time and outdoor activities;
7. on-site controls are required for emissions and dangerous goods risks; and
8. complies with any thresholds for the activity stated in SC1.1.3 industry thresholds.
 | Abattoirs, concrete batching plant, boiler making and engineering and metal foundryNote—Additional examples may be shown in SC1.1.3 industry thresholds. | Tanneries, rendering plants, oil refineries, waste incineration, manufacturing or storing explosives, power plants, manufacturing fertilisers, service industry, low impact industry, medium impact industry, special industry |
| Home-based businessEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Home-based business means the use of a dwelling or domestic outbuilding on premises for a business activity that is subordinate to the residential use of the premises. | Bed and breakfast, home office, home-based childcare | Hobby, office, shop, warehouse, transport depot |
| HospitalEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Hospital means the use of premises for—1. the medical or surgical care or treatment of patients, whether or not the care or treatment requires overnight accommodation; or
2. providing accommodation for patients; or
3. providing accommodation for employees, or any other use, if the use is ancillary to the use in paragraph (a) or (b).
 |  | Health care service,residential care facility |
| HotelEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Hotel—1. means the use of premises for—
2. selling liquor for consumption on the premises; or
3. a dining or entertainment activity, or providing accommodation to tourists or travellers, if the use is ancillary to the use in subparagraph (i); but
4. does not include a bar.
 | Pub, tavern | Entertainment facility, nightclub |
| Indoor sport and recreationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Indoor sport and recreation means the use of premises for a leisure, sport or recreation activity conducted wholly or mainly indoors.Examples of indoor sport and recreation— amusement parlour, bowling alley, gymnasium, squash court | Amusement parlour, bowling alley, gymnasium, squash courts, enclosed tennis courts | Cinema, entertainment facility, hotel, nightclub, theatre |
| Intensive animal industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Intensive animal industry—1. means the use of premises for—
2. the intensive production of animals or animal products, in an enclosure, that requires food and water to be provided mechanically or by hand; or
3. storing and packing feed and produce, if the use is ancillary to the use in subparagraph (i); but
4. does not include the cultivation of aquatic animals.

Examples of intensive animal industry— feedlot, piggery, poultry and egg production | Feedlots, piggeries, poultry and egg production | Animal husbandry, aquaculture, drought feeding, milking sheds, shearing sheds, weaning pens |
| Intensive horticultureEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Intensive horticulture—1. means the use of premises for—
2. the intensive production of plants or plant material carried out indoors on imported media; or
3. the intensive production of plants or plant material carried out outside using artificial lights or containers; or
4. storing and packing plants or plant material grown on the premises, if the use is ancillary to the use in subparagraph (i) or (ii); but
5. does not include the cultivation of aquatic plants.

Examples of intensive horticulture— greenhouse, hydroponic farm, mushroom farm | Greenhouse and shade house plant production, hydroponic farms, mushroom farms | Wholesale nursery |
| LandingEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Landing means the use of premises for a structure— 1. for mooring, launching, storing and retrieving vessels; and
2. from which passengers embark and disembark.
 | Boat ramp, jetty, pontoon | Marina |
| Low impact industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Low impact industry means the use of premises for an industrial activity—1. that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and
2. that a local planning instrument applying to the premises states is a low impact industry; and
3. that complies with any thresholds for the activity stated in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.

For the purposes of the planning scheme a low impact industry is an industry activity that—1. has one or more of the following attributes—
2. negligible impacts on sensitive land uses due to off-site emissions including aerosol, fume, particle, smoke, odour and noise;
3. minimal traffic generation and heavy-vehicle usage;
4. demands imposed upon the local infrastructure network consistent with surrounding uses;
5. the use generally operates during the day (e.g. 7am to 6pm);
6. off-site impacts from storage of dangerous goods are negligible;
7. the use is primarily undertaken indoors; and
8. complies with any thresholds for the activity stated in SC1.1.3 industry thresholds.
 | Repairing motor vehicles, fitting and turning workshopEditor’s note—These and any additional examples shown in SC1.1.3 industry thresholds only comprise a low impact industry where complying with the thresholds for the activity stated in SC1.1.3 industry thresholds.  | Panel beating, spray painting or surface coating, tyre recycling, drum re-conditioning, wooden and laminated product manufacturing, service industry, medium impact industry, high impact industry, special industry |
| Major electricity infrastructureEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Major electricity infrastructure—1. means the use of premises for—
2. a transmission grid or supply network; or
3. a telecommunication facility, if the use is ancillary to the use in subparagraph (i); but
4. does not include the use of premises for a supply network or private electricity works stated in the *Planning Regulation 2017*, schedule 6, section 26(5), unless the use involves—
5. a new zone substation or bulk supply substation; or
6. the augmentation of a zone substation or bulk supply substation that significantly increases the input or output standard voltage.
 | Powerlines greaterthan 66kV | Minor electricity infrastructure, substation |
| Major sport, recreation and entertainment facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Major sport, recreation and entertainment facility means the use of premises for large-scale events, including, for example, major sporting, recreation, conference or entertainment events.Examples of a major sport, recreation and entertainment facility— convention centre, exhibition centre, horse racing facility, sports stadium | Convention and exhibition centres, entertainment centres, sports stadiums, horse racing | Indoor sport and recreation, local sporting field, motor sport, park, outdoor sport and recreation |
| Marine industryEditor's note—The term is defined in the *Planning Regulation 2017* - Regulated Requirements | Marine industry means the use of waterfront premises for—1. manufacturing, storing, repairing or servicing vessels or maritime infrastructure; or
2. providing fuel or disposing of waste, if the use is ancillary to the use in paragraph (a).

Examples of marine industry— boat building, boat storage, dry dock | Boat building, boat storage, dry dock | Marina |
| MarketEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Market means the use of premises on a regular basis for— 1. selling goods to the public mainly from temporary structures, including, for example, stalls, booths or trestle tables; or
2. providing entertainment, if the use is ancillary to the use in paragraph (a).
 | Flea market, farmers market, car boot sales | Shop, roadside stall |
| Medium impact industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Medium impact industry means the use of premises for an industrial activity—1. that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and
2. that a local planning instrument applying to the premises states is a medium impact industry; and
3. that complies with any thresholds for the activity stated in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.

For the purposes of the planning scheme a medium impact industry is an industry activity that—1. has one or more of the following attributes—
2. potential for noticeable impacts on sensitive land uses due to off-site emissions including aerosol, fume, particle, smoke, odour and noise;
3. potential for noticeable off-site impacts in the event of fire, explosion or toxic release;
4. generates high traffic flows in the context of the locality or the road network;
5. generates an elevated demand on the local infrastructure network;
6. on-site controls are required for emissions and dangerous goods risks;
7. the use is primarily undertaken indoors;
8. evening or night activities are undertaken indoors and not outdoors; and
9. complies with any thresholds for the activity stated in SC1.1.3 industry thresholds.
 | Spray painting and surface coating, wooden and laminated product manufacturing (including cabinet making, joining, timber truss making or wood working)Editor’s note—These and any additional examples shown in SC1.1.3 industry thresholds only comprise a medium impact industry where complying with the thresholds for the activity stated in SC1.1.3 industry thresholds. | Concrete batching, tyre manufacturing and retreading, metal recovery (involving a fragmentiser), textile manufacture, chemically treating timber and plastic product manufacture, service industry, low impact industry, high impact industry, special industry |
| Motor sport facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Motor sport facility means the use of premises for— 1. organised or recreational motor sports; or
2. facilities for spectators, including, for example, stands, amenities and food and drink outlets, if the use is ancillary to the use in paragraph (a).

Examples of a motor sport facility— car race track, go-kart track, trail bike park, 4WD park | Go-karting, lawnmower race tracks, trail-bike parks, 4WD and all terrain parks, motocross tracks, off-road motorcycle facility, motorcycle or car race tracks | Major sport, recreation and entertainment facility, outdoor sport and recreation |
| Multiple dwellingEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Multiple dwelling means a residential use of premises involving 3 or more dwellings, whether attached or detached, for separate households. | Apartments, flats, units, townhouses, row housing, triplex | Rooming accommodation, dual occupancy, duplex, granny flat, residential care facility, retirement facility |
| Nature-based tourismEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Nature-based tourism means the use of premises for a tourism activity, including accommodation for tourists, for the appreciation, conservation or interpretation of—1. an area of environmental, cultural or heritage value; or
2. a local ecosystem; or
3. the natural environment.

Examples of nature-based tourism—environmentally responsible accommodation facilities including cabins, huts, lodges and tents | Environmentally responsible accommodation facilities including lodges, cabins, huts and tented camps | Environment facility |
| Nightclub entertainment facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Nightclub entertainment facility means the use of premises for—1. providing entertainment that is cabaret, dancing or music; or
2. selling liquor, and preparing and selling food, for consumption on the premises, if the use is ancillary to the use in paragraph (a).
 |  | Club, hotel, tavern, pub, indoor sport and recreation, theatre, concert hall |
| Non-resident workforce accommodationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Non-resident workforce accommodation means the use of premises for—1. accommodation for non-resident workers; or
2. recreation and entertainment facilities for persons residing at the premises and their visitors, if the use is ancillary to the use in paragraph (a).
 | Contractor’s camp, construction camp, single person’s quarters, temporary workers' accommodation | Relocatable home park, short-term accommodation, tourist park. |
| OfficeEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Office—1. means the use of premises for—
2. providing an administrative, financial, management or secretarial service or function; or
3. the practice of a profession; or
4. providing business or professional advice or services; but
5. does not include the use of premises for making, selling or hiring goods.

Examples of an office— bank, real estate agency | Bank, real estate agent, administration building | Home-based business, home office, shop, outdoor sales |
| Outdoor salesEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Outdoor sales means the use of premises for— 1. displaying, selling, hiring or leasing vehicles, boats, caravans, machinery, equipment or other similar products, if the use is mainly conducted outdoors; or
2. repairing, servicing, selling or fitting accessories for the products stated in paragraph (a), if the use is ancillary to the use in paragraph (a).
 | Agricultural machinery sales yard, motor vehicles sales yard | Bulk landscape supplies, market |
| Outdoor sport and recreationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Outdoor sport and recreation means the use of premises for— 1. a recreation or sporting activity that is carried on outdoors and requires areas of open space; or
2. providing and selling food and drink, change room facilities or storage facilities, if the use is ancillary to the use in paragraph (a).

Examples of outdoor sport and recreation— cricket oval, driving range, golf course, swimming pool, tennis court | Driving range, golf course, swimming pool, tennis courts,football ground, cricket oval | Major sport, recreation and entertainment facility, motor sport, park, community use |
| OutstationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Outstation means the use of premises for —1. cultural or recreation activities by Aboriginal people or Torres Strait Islanders; or
2. facilities for short-term or long-term camping activities, if the use is ancillary to the use in paragraph (a).
 | Indigenous camp site | Dwelling house, hostel, multiple dwelling, relocatable home park, short term accommodation, tourist park |
| ParkEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Park means the use of premises, accessible to the public free of charge, for sport, recreation and leisure activities and facilities. | Urban common | Tourist attraction, outdoor sport and recreation |
| Parking stationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Parking station means the use of premises for parking vehicles, other than parking that is ancillary to another use. | Car park, ‘park and ride’, bicycle parking |  |
| Party houseEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Party house means premises containing a dwelling that is used to provide, for a fee, accommodation or facilities for guests if— 1. guests regularly use all or part of the premises for parties (bucks parties, hens parties, raves, or wedding receptions, for example); and
2. the accommodation or facilities are provided for a period of less than 10 days; and
3. the owner of the premises does not occupy the premises during that period.
 |  |  |
| Permanent plantationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Permanent plantation means the use of premises for growing, but not harvesting, plants for carbon sequestration, biodiversity, natural resource management or another similar purpose. | Permanent plantations for carbon sequestration, biodiversity or natural resource management | Forestry for wood production, biofuel production |
| Place of worshipEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Place of worship means the use of premises for—1. organised worship and other religious activities; or
2. social, education or charitable activities, if the use is ancillary to the use in paragraph (a).
 | Church, chapel, mosque, synagogue, temple | Community use, childcare centre, funeral parlour, crematorium |
| Port serviceEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Port service means the use of premises for—1. the arrival and departure of vessels; or
2. the movement of passengers or goods on or off vessels; or
3. storing, servicing, maintaining or repairing vessels; or
4. ancillary uses that directly service the needs of passengers of the vessels.
 | Marina, ferry terminal | Landing |
| Relocatable home parkEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Relocatable home park means the use of premises for— 1. relocatable dwellings for long-term residential accommodation; or
2. amenity facilities, food and drink outlets, a manager's residence, or recreation facilities for the exclusive use of residents, if the use is ancillary to the use in paragraph (a).
 |  | Tourist park |
| Renewable energy facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Renewable energy facility—1. means the use of premises for the generation of electricity or energy from a renewable energy source, including, for example, sources of bio-energy, geothermal energy, hydropower, ocean energy, solar energy or wind energy; but
2. does not include the use of premises to generate electricity or energy that is to be used mainly on the premises.
 | Solar farm, wind farm, tidal power, hydroelectric power, geothermal power | Wind turbine or solar panels supplying energy to domestic or rural activities on the same site |
| Research and technology industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Research and technology industry means the use of premises for an innovative or emerging industry that involves designing and researching, assembling, manufacturing, maintaining, storing or testing machinery or equipment.Examples of research and technology industries— aeronautical engineering, biotechnology industries, computer component manufacturing, computer server facilities, energy industries, medical laboratories | Aeronautical engineering, computer component manufacturing, medical laboratories, computer-server facility |  |
| Residential care facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Residential care facility means the use of premises for supervised accommodation, and medical and other support services, for persons who— 1. can not live independently; and
2. require regular nursing or personal care.

Examples of a residential care facility— convalescent home, nursing home | Convalescent home, nursing home | Community residence, dwelling house, dual occupancy, hospital, multiple dwelling, retirement facility |
| Resort ComplexEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Resort complex means the use of premises for— 1. tourist and visitor accommodation that includes integrated leisure facilities; or

Examples of integrated leisure facilities— bars, meeting and function facilities, restaurants, sporting and fitness facilities1. staff accommodation that is ancillary to the use in paragraph (a); or
2. transport facilities for the premises, including, for example, a ferry terminal or air service.
 | Island resort |  |
| Retirement facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Retirement facility means a residential use of premises for— 1. accommodation for older members of the community, or retired persons, in independent living units or serviced units; or
2. amenity and community facilities, a manager’s residence, health care and support services, preparing food and drink or staff accommodation, if the use is ancillary to the use in paragraph (a).
 | Retirement village | Residential care facility |
| Roadside stallEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Roadside stall means the use of premises for the roadside display and sale of goods in a rural area. | Produce stall | Market |
| Rooming accommodationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Rooming accommodation means the use of premises for— 1. residential accommodation, if each resident—
2. has a right to occupy 1 or more rooms on the premises; and
3. does not have a right to occupy the whole of the premises; and
4. does not occupy a self-contained unit, as defined under the *Residential Tenancies and Rooming Accommodation Act 2008*, schedule 2, or has only limited facilities available for private use; and
5. shares other rooms, facilities, furniture or equipment outside of the resident's room with 1 or more other residents, whether or not the rooms, facilities, furniture or equipment are on the same or different premises; or
6. a manager's residence, an office or providing food or other service to residents, if the use is ancillary to the use in paragraph (a).

Examples of rooming accommodation— boarding house, hostel, monastery, off-site student accommodation | Boarding house, monastery, hostel, off-site student accommodation | Hospice, community residence, dwelling house, short-term accommodation, multiple dwelling |
| Rural industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Rural industry means the use of premises for— 1. storing, processing or packaging products from a rural use carried out on the premises or adjoining premises; or
2. selling products from a rural use carried out on the premises or adjoining premises, if the use is ancillary to the use in paragraph (a).
 | Packing shed | Intensive animal husbandry, intensive horticulture, roadside stall, wholesale nursery, winery, abattoir, agricultural supply store |
| Rural workers’ accommodationEditor's note—The term is defined in the *Planning Regulation 2017* - Regulated Requirements | Rural workers’ accommodation means the use of premises as accommodation, whether or not self-contained, for employees of a rural use, if—1. the premises, and the premises where the rural use is carried out, are owned by the same person; and
2. the employees are not non-resident workers.
 | Farm workers accommodation | Short-term accommodation building, caretaker’s accommodation, dual occupancy, dwelling house, nature or rural based tourist accommodation, non-resident worker accommodation, multiple dwellings |
| Sales officeEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Sales office means the use of premises for the temporary display of land parcels or buildings that—1. are for sale or proposed to be sold; or
2. can be won as a prize in a competition.
 | Display dwelling | Bank, office |
| Service industry Editor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Service industry means the use of premises for an industrial activity that— 1. does not result in off-site air, noise or odour emissions; and
2. is suitable for location with other non-industrial uses.

Examples of service industries— audio visual equipment repair, bicycle repairs, clock and watch repairs, computer repairs, dry cleaning, film processing, hand engraving, jewellery making, laundromat, locksmith, picture framing, shoe repairs, tailor | Audio visual equipment repair, film processing, bicycle repairs, clock and watch repairs, computer repairs, dry cleaning, hand engraving, jewellery making, laundromat, locksmith, picture framing, shoe repairs, tailor | Small engine mechanical repair workshop, cabinet making, shop fitting, sign writing, tyre depot, low impact industry, medium impact high impact industry, special industry |
| Service stationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Service station means the use of premises for—1. selling fuel, including, for example, petrol, liquid petroleum gas, automotive distillate or alternative fuels; or
2. a food and drink outlet, shop, trailer hire, or maintaining, repairing, servicing or washing vehicles, if the use is ancillary to the use in paragraph (a).
 | Electric charging station | Car wash |
| ShopEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Shop means the use of premises for—1. displaying, selling or hiring goods; or
2. providing personal services or betting to the public.

Examples of a shop— betting agency, corner store, department store, discount variety store, hair dressing salon, liquor store, supermarket | Hairdresser, liquor store, department store, discount department store, discount variety stores, betting agencies, supermarket, corner store | Adult store, food and drink outlet, showroom, market |
| Shopping centreEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Shopping centre means the use of premises for an integrated shopping complex consisting mainly of shops. |  |  |
| Short-term accommodationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Short-term accommodation—1. means the use of premises for—
2. providing accommodation of less than 3 consecutive months to tourists or travellers; or
3. a manager’s residence, office, or recreation facilities for the exclusive use of guests, if the use is ancillary to the use in subparagraph (i); but
4. does not include a hotel, nature-based tourism, resort complex or tourist park.
 | Motel, backpackers, cabins, serviced apartments, accommodation hotel, farm stay | Hostel, rooming accommodation, tourist park |
| ShowroomEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Showroom means the use of premises for the sale of goods that are of—1. a related product line; and
2. a size, shape or weight that requires—
3. a large area for handling, display or storage; and
4. direct vehicle access to the building that contains the goods by members of the public, to enable the loading and unloading of the goods.

Examples of a showroom— bulk stationery supplies, bulky goods sales, bulk home supplies, motor vehicle sales showroom | Bulky goods sales, motor vehicles sales showroom, bulk stationery supplies | Food and drink outlet, shop, outdoor sales |
| Special industryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Special industry means the use of premises for an industrial activity—1. that is the manufacturing, producing, processing, repairing, altering, recycling, storing, distributing, transferring or treating of products; and
2. that a local planning instrument applying to the premises states is a special industry; and
3. that complies with any thresholds for the activity stated in a local planning instrument applying to the premises, including, for example, thresholds relating to the number of products manufactured or the level of emissions produced by the activity.

For the purposes of the planning scheme a special industry is an industry activity that—1. has one or more of the following attributes—
2. potential for significant potential for extreme impacts on sensitive land uses due to off-site emissions including aerosol, fume, particle, smoke, odour and noise;
3. potential for extreme off-site impacts in the event of fire, explosion or toxic release;
4. on-site controls are required for emissions and dangerous goods risks;
5. the use generally involves night-time and outdoor activities;
6. the use may involve the storage and handling of large volumes of dangerous goods;
7. requires significant separation from non-industrial uses; and
8. complies with any thresholds for the activity stated in SC1.1.3 industry thresholds.
 | Tanneries, rendering plants, oil refineries, waste incineration, manufacturing or storing explosives, power plants, manufacturing fertilisers.Note—Additional examples may be shown in SC1.1.3 industry thresholds. | Low impact industry, medium impact industry, high impact industry, service industry |
| SubstationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Substation means the use of premises— 1. as part of a transmission grid or supply network to—
2. convert or transform electrical energy from one voltage to another; or
3. regulate voltage in an electrical circuit; or
4. control electrical circuits; or
5. switch electrical current between circuits; or
6. for a telecommunications facility for—
7. works, as defined under the Electricity Act, section 12(1); or
8. workforce operational and safety communications.
 | Substations, switching yards | Major electricity infrastructure, minor electricity infrastructure |
| Telecommunications facilityEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Telecommunications facility means the use of premises for a facility that is capable of carrying communications and signals by guided or unguided electromagnetic energy. | Telecommunication tower, broadcasting station, television station | Aviation facility, ‘low-impact telecommunications facility’ as defined under the *Telecommunications Act 1997* |
| TheatreEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Theatre means the use of premises for— 1. presenting movies, live entertainment or music to the public; or
2. the production of film or music; or
3. the following activities or facilities, if the use is ancillary to a use in paragraph (a) or (b)—
4. preparing and selling food and drink for consumption on the premises;
5. facilities for editing and post-production;
6. facilities for wardrobe, laundry and make-up;
7. set construction workshops;
8. sound stages.

Examples of a theatre— cinema, concert hall, film studio, music recording studio | Cinema, movie house, concert hall, dance hall, film studio, music recording studio | Community hall, hotel, indoor sport and recreation facility, temporary film studio |
| Tourist attractionEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Tourist attraction means the use of premises for— 1. providing entertainment to, or a recreation facility for, the general public; or
2. preparing and selling food and drink for consumption on the premises, if the use is ancillary to the use in paragraph (a).

Examples of a tourist attraction— theme park, zoo | Theme park, zoo | Hotel, major sport, recreation and entertainment facility, nightclub entertainment facility |
| Tourist parkEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Tourist park means the use of premises for— 1. holiday accommodation in caravans, self-contained cabins, tents or other similar structures; or
2. amenity facilities, a food and drink outlet, a manager’s residence, offices, recreation facilities for the use of occupants and their visitors, or staff accommodation, if the use is ancillary to the use in paragraph (a).
 | Camping ground, caravan park, holiday cabins | Relocatable home park, tourist attraction, short-term accommodation, non-resident workforce accommodation |
| Transport depotEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Transport depot means the use of premises for— 1. storing vehicles, or machinery, that are used for a commercial or public purpose; or
2. cleaning, repairing or servicing vehicles or machinery, if the use is ancillary to the use in paragraph (a).

Examples of a transport depot— using premises to store buses, taxis, trucks, heavy vehicles or heavy machinery | Contractor’s depot, bus depot, truck yard, heavy machinery yard | Home-based business, warehouse, low impact industry, service industry |
| Utility installationEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Utility installation means the use of premises for—1. a service for supplying or treating water, hydraulic power or gas; or
2. a sewerage, drainage or stormwater service; or
3. a transport service; or
4. a waste management service; or
5. a maintenance depot, storage depot or other facility for a service stated in paragraphs (a) to (d).
 | Sewerage treatment plant, mail depot, pumping station, water treatment plant | Telecommunications tower, major electricity infrastructure, minor electricity infrastructure, substation, renewable energy facility, transport depot |
| Veterinary serviceEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Veterinary service means the use of premises for—1. the medical or surgical treatment of animals; or
2. the short-term stay of animals, if the use is ancillary to the use in paragraph (a).
 |  | Animal keeping |
| WarehouseEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Warehouse means the use of premises for—1. storing or distributing goods, whether or not carried out in a building; or
2. the wholesale of goods, if the use is ancillary to the use in paragraph (a).

Examples of a warehouse— self-storage facility, storage yard | Self-storage sheds | Hardware and trade supplies, outdoor sales, showroom, shop |
| Wholesale nurseryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Wholesale nursery means the use of premises for— 1. the wholesale of plants grown on or next to the premises; or
2. selling gardening materials, if the use is ancillary to the use in paragraph (a).
 |  | Bulk landscape supplies, garden centre |
| WineryEditor's note—The use term is defined in the *Planning Regulation 2017* - Regulated Requirements | Winery means the use of premises for— 1. making wine; or
2. selling wine that is made on the premises.
 |  | Rural industry |

SC1.1.2 Defined activity groups

1. The defined use terms listed in Table SC1.1.1.A are able to be clustered into the activity groups listed in Table SC1.1.2.A and defined in Table SC1.1.2.B.
2. An activity group listed in Table SC1.1.2.B column 1 clusters the defined use terms listed in Table SC1.1.2.B column 2.
3. An activity group is able to be referenced in Part 5.
4. The activity groups listed here are the defined activity groups for the purpose of the planning scheme.

Table SC1.1.2.A—Index of defined activity groups

|  |
| --- |
| Index of activity groups |
| Accommodation activitiesActive frontage usesAssembly usesCare co-located usesCentre activitiesCommercial character building activities where in the Low density residential zone, Medium density residential zone, High density residential zone or Character residential zoneCommercial character building activities where in the Low impact industry zone or General industry A zone precinct of the Industry zone | Commercial character building activities where in the Specialised centre zoneCommercial character building activities where in the community facilities zoneCommunity facilitiesCommunity facilities – cemeteryCommunity facilities – community purposesCommunity facilities – education purposesCommunity facilities – emergency services | Community facilities – health care purposesCommunity facilities – major health careCommunity facilities – major sports venueDifficult to evacuate usesEssential community infrastructureLarge format retailRural activitiesSmall-scale non-residential usesVulnerable uses |

Table SC1.1.2.B—Defined activity groups

|  |  |
| --- | --- |
| Column 1Activity group | Column 2Use terms |
| Accommodation activities | * caretaker’s accommodation
* community residence
* dual occupancy
* dwelling house
* multiple dwelling
* non-residential workforce accommodation
* relocatable home park
* residential care facility
* retirement facility
* rooming accommodation
* short-term accommodation
* tourist park
 |
| Active frontage uses | * caretaker’s accommodation
* club
* community care centre
* community use
* dwelling unit
* educational establishment
* emergency services
* food and drink outlet
* health care service
* indoor sport and recreation
* office
* place of worship
* shop
* veterinary service
 |
| Assembly uses | * club
* community use
* educational establishment
* function facility
* major sport, recreation and entertainment facility
* nightclub entertainment facility
* place of worship
* shopping centre, if a district shopping centre or 10,000m2 or larger
* theatre
* tourist attraction
 |
| Care co-located uses | * childcare centre, if not exceeding a gross floor area of 400m2
* club, if not exceeding a gross floor area of 250m2
* community care centre, if not exceeding a gross floor area of 250m2
* community use, if not exceeding a gross floor area of 250m2
* food and drink outlet, if not exceeding a gross floor area of 250m2
* health care service, if not exceeding a gross floor area of 250m2
* office, if not exceeding a gross floor area of 250m2
* place of worship, if not exceeding a gross floor area of 400m2
* shop, if not exceeding a gross floor area of 250m2
 |
| Centre activities | * caretaker’s accommodation
* childcare centre
* club
* community care centre
* community use
* dwelling unit
* educational establishment
* emergency services
* food and drink outlet
* function facility
* health care service
* indoor sport and recreation
* office
* parking station, if bicycle parking
* place of worship
* sales office
* service industry, if less than a gross floor area of 100m2
* shop
* shopping centre
* short-term accommodation
* substation
* telecommunications facility, if a broadcasting station or television station
* theatre
* veterinary service
 |
| Commercial character building activities, if in the Low density residential zone, Low-medium density residential zone, Medium density residential zone, High density residential zone, or Character residential zone | * caretaker’s accommodation
* club
* community care centre
* community use
* dwelling unit
* educational establishment
* food and drink outlet
* health care service
* office
* shop
* veterinary service
 |
| Commercial character building activities, if in the Low impact industry zone or General industry A zone precinct of the Industry zone | * bar
* caretaker’s accommodation
* club
* community use
* dwelling unit
* educational establishment
* emergency services
* food and drink outlet
* garden centre
* health care service
* hotel
* indoor sport and recreation
* low impact industry, if not exceeding a gross floor area of 100m2
* office
* research and technology industry, if not exceeding gross floor area of 100m2
* sales office
* shop
* showroom
* telecommunications facility
* theatre
* utility installation
* veterinary service
 |
| Commercial character building activities, if in the Specialised centre zone | * bar
* caretaker’s accommodation
* childcare centre
* club
* community care centre
* community use
* dwelling unit
* educational establishment
* emergency services
* food and drink outlet
* garden centre
* health care service
* hotel
* indoor sport and recreation
* low impact industry, if not exceeding a gross floor area of 100m2
* nightclub
* office
* research and technology industry, if not exceeding gross floor area of 100m2
* sales office
* shop
* showroom
* telecommunications facility
* theatre
* utility installation
* veterinary service
 |
| Commercial character building activities, if in the Community facilities zone | * caretaker’s accommodation
* childcare centre
* club
* community care centre
* community use
* dwelling unit
* educational establishment
* emergency services
* food and drink outlet
* health care service
* indoor sport and recreation
* office
* utility installation
 |
| Community facilities | * cemetery
* club
* childcare centre
* community care centre
* community residence
* community use
* crematorium
* educational establishment
* funeral parlour
* emergency services
* health care service
* hospital
* major sport, recreation and entertainment facility
* place of worship
 |
| Community facilities – cemetery | * cemetery
* crematorium
* funeral parlour
* place of worship
 |
| Community facilities – community purposes | * club
* childcare centre
* community care centre
* community use
* place of worship
 |
| Community facilities – education purposes | * childcare centre
* community care centre
* community use
* educational establishment
* place of worship
 |
| Community facilities – emergency services | * emergency services
* health care service
 |
| Community facilities – health care purposes | * childcare centre
* community care centre
* health care service
* hospital
 |
| Community facilities – major health care | * childcare centre
* community care centre
* emergency services
* health care service
* hospital
* place of worship
 |
| Community facilities – major sports venue | * club
* childcare centre
* community use
* health care service
* major sport, recreation and entertainment facility
 |
| Difficult to evacuate uses | * childcare centre
* community residence
* detention facility
* educational establishment
* hospital
* hotel, if including short term accommodation
* nature-based tourism
* residential care facility
* resort complex
* retirement facility
* short-term accommodation
* tourist park
 |
| Essential community infrastructure | * air services
* community use, if for the storage of records or items of cultural or historic significance including facilities for the storage of public records under the *Public Records Act 2002*
* emergency services
* health care service, if supporting a hospital
* hospital
* major electricity infrastructure
* renewable energy facility
* substation, if supporting other essential community infrastructure
* telecommunications facility
* transport depot, if required for disaster response
* utility installation
* warehouse, if supporting emergency services or disaster response activities
 |
| Large format retail | * agricultural supplies store
* bulk landscape supplies
* car wash
* food and drink outlet (where ancillary to and integrated with any other uses in this activity group)
* garden centre
* hardware and trade supplies
* outdoor sales
* service industry
* shop (with a minimum gross floor area of 1,000m2 and other than a department store, discount variety store, supermarket or corner store)
* showroom
 |
| Rural activities | * agricultural supplies store
* animal husbandry
* aquaculture
* bulk landscape supplies
* cropping
* garden centre
* intensive animal industry
* intensive horticulture
* market
* permanent plantation
* roadside stall
* rural industry
* veterinary service
* wholesale nursery
* winery
 |
| Small scale non-residential uses | * caretaker’s accommodation
* community care centre
* community use
* dwelling unit
* health care service
* office
* shop
* veterinary service
 |
| Vulnerable uses | * childcare centre
* community residence
* educational establishment
* hospital
* residential care facility
 |

SC1.1.3 Industry thresholds

The industry thresholds listed in Table SC1.1.3 are to be used in conjunction with the defined use terms listed in Table SC1.1.1.A.

Table SC1.1.3—Industry thresholds

|  |  |
| --- | --- |
| Use term | Additional examples include |
| Low impact industry | 1. Light engineering works, including assembling, fabricating or repairing metal or sheet metal products or components, not including boiler making, metal finishing, spray painting or foundry activities.
2. Assembling, fabricating or repairing wood products, including furniture, kitchens, shop fitting, cabinet making, joinery if not involving:
3. outdoor plant or machinery including dust extraction plant
4. spray painting, spraying glue or spraying surface coatings
5. Dangerous goods store (including the storage and dispensing of petroleum products), if not including the storage of toxic gases and where storing less than the placard quantities listed in the *Work Health and Safety Act 2011*
6. Dismantling automotive or mechanical equipment, if not including debonding brake or clutch components
7. Fitting and turning workshop
8. Repairing or servicing tools, garden equipment, lawn mowers or outboard engines
9. Repairing or servicing motor vehicles including mechanical components, radiators, electrical components, wheel alignments, exhausts, tyres, suspension, bull bars, roof racks or air conditioning, if not including spray painting
10. Assembling or manufacturing plastic products, including moulding and extruding and not involving casting, liquid resins or fibre-glassing
11. Clothing or footwear manufacturing or repair
12. Assembling or repairing domestic furniture or fittings if not involving:
13. Outdoor plant or machinery including dust extraction plant or compressors;
14. Not involving spraying paint, glue or surface coatings
15. Upholstering
16. Printing, with a gross floor area less than 1000m2

Note—Spray painting does not include the sole use of aerosol cans or air brushing for the purpose of this industry threshold table. |
| Medium impact industry | Medium impact industry – A1. Abrasive blasting workshop, if using less than 1 tonne of abrasive blasting material per annum
2. Anodising workshop, if the tank area production capacity is less than 100m2
3. Glass product manufacturing workshop, if producing less than 100 tonnes of product per annum
4. Plaster manufacturing, if processing less than 1,000 tonnes of gypsum per annum
5. Plastic or plastic product manufacturing involving PET, PETE, polypropylene or polystyrene, if not involving polyvinylchloride, where producing less than 1000 tonnes of product per annum
6. Powder coating, if using less than 10 tonnes of coating per annum
7. Contractors depot or storage yard
 |
| Medium impact industry – B1. Abrasive blasting facility, if using less than 10 tonnes of abrasive material per annum
2. Anodising or electroplating workshop, if the tank area is less than 400m2
3. Battery recycling or reprocessing workshop
4. Boat repairing or maintaining works
5. Boiler making or engineering works other than metal foundry or casting, if producing less than 10,000 tonnes of metal product per annum
6. Clay or ceramic product, including bricks, tiles, pipes and pottery goods manufacturing, if producing less than 200 tonnes per annum
7. Enamelling workshop, if using less than 15,000 litres of enamel per annum
8. Fibreglass, foam plastic, composite plastic or rigid fibre-reinforced plastic manufacturing or product manufacturing works other than producing fibreglass boats, tanks and swimming pools, if producing less than 5 tonnes per annum
9. Food, beverages or pet food processing, smoking, drying, curing, milling, bottling or canning works, if producing less than 200 tonnes per annum
10. Fuel burning for power generation with an installed capacity of 0.1 MW or less, if:
11. operating more than 100 hours per year;
12. not involving coal combustion
13. Galvanising works, if using less than 100 tonnes of zinc per annum
14. Glass fibre manufacturing works, if less than 200 tonnes per annum
15. Glass or glass product manufacturing works, if producing less than 250 tonnes per annum
16. Large dangerous goods store (including the storage and dispensing of petroleum products), if not including the storage of toxic gases
17. Medium density fibreboard, chipboard, particle board, plywood, laminated board or wood veneer product manufacturing works, if producing less than 250 tonnes per annum
18. Plastic manufacturing PET, PETE, polypropylene and polystyrene plastic or plastic products, if less than 10,000 tonnes per annum
19. Manufacturing substrate for mushroom growing
20. Metal foundry, if producing:
21. less than 10 tonnes of ferrous metal castings per annum; or
22. less than 50 tonnes of non-ferrous metal castings per annum
23. Plaster manufacturing, if processing less than 5000 tonnes of gypsum per annum
24. Printing workshop producing advertising material, magazines, newspapers, packaging or stationery
25. Powder coating workshop, if using less than 500 tonnes of coating per annum
26. Reconditioning metal or plastic drums
27. Sawmilling, wood chipping and kiln drying timber and logs, if producing less than 500 tonnes per annum
28. Scrap metal yard (if not including a fragmentiser) or dismantling automotive or mechanical equipment including debonding brake and clutch components
29. Spray painting workshop including spray painting vehicles, heavy machinery, signs, equipment or boats, if using:
30. less than 20,000 litres of paint product per annum;
31. spray equipment other than the sole use of aerosol cans or air brush.
32. Transport depot or distribution centre
33. Tyre recycling or reprocessing, including retreading workshop
34. Vegetable oil or oilseed processing works, with a design production capacity of less than 1,000 tonnes per annum
35. Wooden product manufacturing, including cabinet making, joinery or making timber frames or roof trusses involving:
36. outdoor plant or machinery
37. spraying paint, glue or surface coatings
38. Facility, goods yard or warehouse for the storage and distribution of dangerous goods if:
39. not involving manufacturing processes;
40. not a major hazard facility under the *Work Health and Safety Act 2011*
 |
| High impact industry | 1. Abattoir, if not involving rendering
2. Abrasive blasting facility, if using 10 tonnes or greater of abrasive material per annum
3. Anodising or electroplating workshop, if the tank area is 400m2 or greater
4. Battery manufacturing
5. Boiler making or engineering works, if producing 10,000 tonnes or greater of metal product per annum
6. Clay or ceramic product manufacturing, if including bricks, tiles, pipes and pottery goods, producing 200 tonnes or more per annum
7. Concrete batching plant or works for producing concrete products
8. Crematoria
9. Enamelling workshop, if using 15,000 litres or more of enamel per annum
10. Fibreglass, foam plastic, composite plastic or rigid fibre-reinforced plastic manufacturing or product manufacturing works including producing fibreglass boats, tanks and swimming pools, if producing 5 tonnes or more per annum
11. Food, beverages or pet food processing, smoking, drying, curing, milling, bottling or canning works, if producing 200 tonnes or more per annum
12. Fuel burning for power generation with an installed capacity of more than 0.1 MW, if:
13. less than 10 MW;
14. not involving coal combustion
15. Galvanising works, if using 100 tonnes or greater of zinc per annum
16. Glass fibre manufacture, if producing 200 tonnes or more per annum
17. Glass or glass product manufacturing, if producing 250 tonnes or more per annum
18. Manufacturing tyres, asbestos products, asphalt, cement, mineral wool or ceramic fibre
19. Major hazard facility for the storage or distribution of dangerous goods, if not involving manufacturing processes
20. Medium density fibreboard, chipboard, particle board, plywood, laminated board or wood veneer product manufacturing works, if producing 250 tonnes or more per annum
21. Metal foundry, if producing:
22. 10 tonnes or more of ferrous metal castings per annum; or
23. 50 tonnes or more of non-ferrous metal castings per annum
24. Plaster manufacturing, if processing 5,000 tonnes or more of gypsum per annum
25. Plastic manufacturing works for PET, PETE, polypropylene and polystyrene plastic or plastic products, if producing 10,000 tonnes or greater per annum
26. Powder coating workshop, if using 500 tonnes or more of coating per annum
27. Recycling chemicals, oils or solvents
28. Recycling, storing or reprocessing regulated waste, if not involving a waste incinerator
29. Sawmilling, wood chipping or kiln drying timber and logs, if producing 500 tonnes or more per annum
30. Scrap metal yard including a fragmentiser
31. Spray painting workshop including spray painting vehicles, heavy machinery, equipment, signs or boats, if using 20,000 litres or more of paint per annum
32. Soil conditioners manufacturing by receiving, blending, storing, processing, drying or composting organic waste, including animal manures, sewage, septic sludges and domestic waste
33. Treating timber for preservation using chemicals including copper, chromium, arsenic, borax or creosote
34. Vegetable oil or oilseed processing in works with a design production capacity of 1,000 tonnes or more per annum
35. Waste disposal facility, if not involving a waste incinerator
36. Wooden product manufacturing including cabinet making, joinery or making timber frames or roof trusses, if producing 500 tonnes or more per annum
 |
| Special industry | 1. Distilling alcohol in works, if producing 2,500 litres or more per annum
2. Fuel burning for power generation with an installed capacity of 10 MW or greater or burning coal or coal products
3. Manufacturing hazardous chemicals
4. Manufacturing fertilisers involving ammonia
5. Metal refining or smelting
6. Oil refining or processing facility
7. Polyvinyl chloride plastic manufacturing works
8. Producing, refining or processing gas or fuel gas
9. Producing, quenching, cutting, crushing or grading coke
10. Pulp or paper manufacturing
11. Rendering plant
12. Sugar milling or refining
13. Tannery or works for curing animal skins, hides or finishing leather
14. Textile manufacturing including carpet manufacturing, wool scouring or carbonising, cotton milling or textile bleaching, dying or finishing
15. Tobacco processing
16. Waste incinerator
 |

SC1.2 Administrative terms

SC1.2.1 Preliminary

1. The administrative terms and definitions listed in Table SC1.2.2.A and Table SC1.2.3.A and defined in Table SC1.2.2.B and Table SC1.2.3.B assist with the interpretation of the planning scheme but do not have a meaning in relation to a use term.
2. An administrative term listed in Table 1.2.2.B and Table 1.2.3.B column 1 has the meaning set out beside that administrative term in column 2 under the heading.
3. The administrative terms and definitions listed here are the terms and definitions for the purpose of the planning scheme.

SC1.2.2 Administrative terms

Note—As prescribed by section 8 of the Regulation, the definitions for the following administrative terms are located in schedule 4 column 2 of the Regulation.

Table SC1.2.2.A—Index of Administrative terms

|  |
| --- |
| Index of administrative terms |
| Adjoining premisesAdvertising deviceAffordable housingAverage widthBase dateBasementBoundary clearanceBuilding heightDemand unitDevelopment footprint | Domestic outbuildingDwellingGross floor areaGround levelHouseholdMinor building workMinor electricity infrastructureNet developable areaNon-resident worker | Outermost projectionPlanning assumptionPlot ratioProjection area(s)Secondary dwellingService catchmentSetbackSiteSite coverStoreyTemporary useUltimate developmentWater Netserv plan |

Table SC1.2.2.B—Administrative terms and definitions

|  |  |
| --- | --- |
| Column 1Term | Column 2Definition |
| Adjoining premises | Adjoining premises means premises that share a common boundary, including premises that meet at a single point on a common boundary. |
| Advertising device | Advertising device—1. means a permanent sign, structure or other device used, or intended to be used, for advertising; and
2. includes a structure, or part of a building, the primary purpose of which is to support the sign, structure or device.
 |
| Affordable housing | Affordable housing means housing that is appropriate to the needs of households with low to moderate incomes, if the members of the households will spend no more than 30% of gross income on housing costs. |
| Average width | Average width, of a lot, means the distance, measured in metres, between the midpoint on each side boundary of the lot. |
| Base date | Base date means the date from which the local government has estimated future infrastructure demand and costs for the local government area. |
| Basement | Basement means a space—1. between a floor level in a building and the floor level that is immediately below it; and
2. no part of which is more than 1m above ground level.
 |
| Boundary clearance | Boundary clearance means the distance between a building or structure on premises and the boundary of the premises, measured from the part of the building or structure that is closest to the boundary, other than a part that is— 1. an architectural or ornamental attachment; or
2. a rainwater fitting.

Examples — * If the fascia of a building is the part of the building that is closest to the boundary, the boundary clearance is the distance between the outside of the fascia and the boundary.
* If a point on the roof of a building is the part of the building that is closest to the boundary, the boundary clearance is the distance between that point on the roof and the boundary.
 |
| Building height | Building height, of a building, means—1. the vertical distance, measured in metres, between the ground level of the building and the highest point on the roof of the building, other than a point that is part of an aerial, chimney, flagpole or load-bearing antenna; or
2. the number of storeys in the building above ground level.
 |
| Demand unit | Demand unit means a unit of measurement for measuring the level of demand for infrastructure. |
| Development footprint | Development footprint, for development, means a part of the premises that the development relates to, including, for example, any part of the premises that, after the development is carried out, will be covered by—1. buildings or structures, measured to their outermost projection; or
2. landscaping or open space; or
3. facilities relating to the development; or
4. on-site stormwater drainage or wastewater treatment; or
5. a car park, road, access track or area used for vehicle movement; or
6. another area of disturbance.
 |
| Domestic outbuilding | Domestic outbuilding means a non-habitable class 10a building that is— 1. a shed, garage or carport; and
2. ancillary to a residential use carried out on the premises where the building is.
 |
| Dwelling | Dwelling means all or part of a building that—1. is used, or capable of being used, as a self-contained residence; and
2. contains—
3. food preparation facilities; and
4. a bath or shower; and
5. a toilet; and
6. a wash basin; and
7. facilities for washing clothes.
 |
| Gross floor area | Gross floor area, for a building, means the total floor area of all storeys of the building, measured from the outside of the external walls and the centre of any common walls of the building, other than areas used for—1. building services, plant or equipment; or
2. access between levels; or
3. a ground floor public lobby; or
4. a mall; or
5. parking, loading or manoeuvring vehicles; or
6. unenclosed private balconies, whether roofed or not.
 |
| Ground level | Ground level means—1. the level of the natural ground; or
2. if the level of the natural ground has changed, the level lawfully changed.

Editor’s note—Section 1.7.5 provides that for the purpose of the definition of ground level in Schedule 1, the level of the natural ground is deemed to have been lawfully changed if the level of the natural ground level is the prescribed level. |
| Household | Household means 1 or more individuals who— 1. live in a dwelling with the intent of living together on a long-term basis; and
2. make common provision for food and other essentials for living.
 |
| Minor building work | Minor building work means building work that increases the gross floor area of a building by no more than the lesser of the following—1. 50m2;
2. an area equal to 5% of the gross floor area of the building.
 |
| Minor electricity infrastructure | Minor electricity infrastructure means development for a supply network or for private electricity works that form an extension of, or provide service connections to, properties from the network, if the network operates at standard voltages up to and including 66kV, other than development for—1. a new zone substation or bulk supply substation; or
2. the augmentations of a zone substation or bulk supply substation that significantly increases the input or output standard voltage .
 |
| Net developable area | Net developable area, for premises, means the area of the premises that—1. is able to be developed; and
2. is not subject to a development constraint, including for example, a constraint relating to acid sulfate soils, flooding or slope.

Note—For the purpose of a local government infrastructure plan, net developable area is usually measured in hectares, net developable hectares (net dev ha). |
| Non-resident worker | Non-resident worker means a person who—1. performs work as part of—
2. a resource extraction project; or
3. a project identified in a planning scheme as a major industry or infrastructure project; or
4. a rural use; and
5. lives, for extended periods, in the locality of the project, but has a permanent residence elsewhere.

Example of a non-resident worker— a person engaged in fly-in/fly-out, or drive-in/drive-out, working arrangements |
| Outermost projection | Outermost projection, of a building or structure, means the outermost part of the building or structure, other than a part that is—1. a retractable blind; or
2. a fixed screen; or
3. a rainwater fitting; or
4. an ornamental attachment.
 |
| Planning assumption | Planning assumption means an assumption about the type, scale, location and timing of future growth in the local government area. |
| Plot ratio | Plot ratio means the ratio of the gross floor area of a building on a site to the area of the site. |
| Projection area | Projection area means a part of the local government area for which the local government has carried out demand growth projection. |
| Secondary dwelling | Secondary dwelling means a dwelling, whether attached or detached, that is used in conjunction with, and subordinate to, a dwelling house on the same lot. |
| Service catchment | Service catchment means an area serviced by an infrastructure network. Note—for example:* stormwater network service catchments can be delineated to align with watershed boundaries;
* open space network service catchments can be determined using local government accessibility standards;
* water network service catchments can be established as the area serviced by a particular reservoir.
 |
| Setback | Setback, for a building or structure, means the shortest distance, measured horizontally, between the outermost projection of the building or structure to the vertical projection of the boundary of the lot where the building or structure is.Editor’s note—Section 1.7.6 provides that for the purpose of determining compliance with an assessment benchmarks for setback, development is deemed to comply with the assessment benchmarks if the development exceeds the assessment benchmarks only by reason of the inclusion of an outermost projection which is part of a building or structure that is:* an eave of a roof; or
* a sunhood or the like attached to the wall of a building or structure to provide shade or shelter to the wall
 |
| Site | Site, of development, means the land that the development is to be carried out on.Examples—* If development is to be carried out on part of a lot, the site of the development is that part of the lot.
* If development is to be carried out on part of 1 lot and part of an adjoining lot, the site of the development is both of those parts.
 |
| Site cover | Site cover, of development, means the portion of the site, expressed as a percentage, that will be covered by a building or structure, measured to its outermost projection, after the development is carried out, other than a building or structure, or part of a building or structure, that is —1. in a landscaped or open space area, including, for example, a gazebo or shade structure; or
2. a basement that is completely below ground level and used for a car parking; or
3. the eaves of a building; or
4. a sun shade.
 |
| Storey | 1. means a space within a building between 2 floor levels, or a floor level and a ceiling or roof, other than—
2. a space containing only a lift shaft, stairway or meter room; or
3. a space containing only a bathroom, shower room, laundry, toilet or other sanitary compartment; or
4. a space containing only a combination of the things stated in subparagraph (i) or (ii); or
5. a basement with a ceiling that is not more than 1m above ground level; and
6. includes—
7. a mezzanine; and
8. a roofed structure that is on, or part of, a rooftop, if the structure does not only accommodate building plant and equipment.
 |
| Temporary use | Temporary use means a use that — 1. is carried out on a non-permanent basis; and
2. does not involve the construction of, or significant changes to, permanent buildings or structures.

Note—Provisions for temporary use timeframes for defined uses may be provided within section 1.7 Local government administrative matters. |
| Ultimate development | The realistic extent of development anticipated to be achieved when a site (or projection area or infrastructure service catchment) is fully developed. |
| Water Netserv plan | Water Netserv plan means a plan adopted by an SEQ service provider, as defined under the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009,* under section 99BJ of that Act. |

SC1.2.3 Brisbane City Council administrative definitions

Table SC1.2.3.A—Index of Brisbane City Council administrative definitions

|  |
| --- |
| Index of Brisbane City Council administrative definitions |
| Access wayAcid sulfate soilAcoustic fenceAcoustically screenedActActive frontage-primaryActive frontage-secondaryAffordable livingAmenityArcadeAreas of strategic biodiversity valueArterial roadAssumed future urban developmentAverage recurrence intervalAviation facilityBuilding envelopeBuilding envelope planBuilding footprintBuilding height transitionBushfire attack levelBusway stationCity centreCombustible liquidCommercial character buildingCommunal open spaceComplete communitiesConservationCorner land dedicationCorner lotCorridor HubCritical AssetsDangerous goodsDefined flood event (DFE)Defined flood level (DFL)Desired standards of serviceDetailed landscape planDevelopment footprint planDistributor-retailerDistrict roadEcological featuresEcological processes | Edge effectsEnvironmentally relevant activityErosion prone areaExisting trunk infrastructureFilling or excavationFuture Suburban Living AreasFuture trunk infrastructureGreenspace and Rural NeighbourhoodsGreenspace systemGround storeyGrowth NodeHabitable roomHazardous chemicalHazardous materialHighest astronomical tideIconic vista siteImpact siteInternal building workInvestigation AreaKey civic spaceLandmark siteLandscape concept planLocal cycle routeLocal roadLong term infrastructureLong term infrastructure plansMajor CentreMajor Industry AreaMajor roadMatters of local environmental significanceMatters of state environmental significanceMean high water spring tideMinor roadMotorwayNatural habitat coverNeighbourhood roadNon-juvenile koala habitat treeNon-residentialOffset siteOn-site mitigation measureOutdoor lightingPark concept planPlanning horizonPlazaPrescribed accepted development | Prescribed levelPrescribed secondary codePrimary cycle routePrimary street frontagePriority infrastructure areaPublic realmRailway stationRear lotRegional ecosystemRegistered Professional Engineer QueenslandRegulationRemnant vegetationReplacement tree areaResidentialResidential flood level (RFL)RestorationRun-off hectareRural NeighbourhoodsSecondary cycle routeSecondary street frontageSelected Transport CorridorsSensitive useSensitive zoneSEQ Regional PlanSignificant corner siteSignificant landscape treeSignificant residual impactSleeping areaSmall lotSocial housingSpecial CentreSuburban Living AreasSuburban roadTree protection zoneTrunk infrastructureUnacceptable riskWalking distance |

Table SC1.2.3.B—Brisbane City Council administrative definitions

|  |  |
| --- | --- |
| Column 1Term | Column 2Definition |
| Access way | The part of a lot used to provide access to a road for a lot that does not otherwise front the road. |
| Acid sulfate soil | See the State Planning Policy, Glossary. |
| Acoustic fence | Solid, gap free fence with minimum panel surface density of 12.5kg/m2. |
| Acoustically screened | The source of noise is completely screened from view of habitable rooms (including balconies, patios, decks and verandas) of an adjoining sensitive use by solid, gap free material and construction e.g. acoustic fence, building, or enclosure. |
| Act | *Planning Act 2016*. |
| Active frontage – primary | May be specified in a neighbourhood plan or be identified in a design statement where no neighbourhood plan applies or no requirements are specified. These streets are the commercial and community heart of neighbourhoods. They house highly active non-residential uses that create the greatest degree of pedestrian activity and interaction and which are mostly accommodated in small individual tenancies with narrow building frontages, such as shops, restaurants and cafes. |
| Active frontage – secondary | May be specified in a neighbourhood plan or be identified in a design statement where no neighbourhood plan applies or no requirements are specified. These streets support and compliment active frontage-primary streets. They house active, non-residential uses that create pedestrian activity and interaction and which are mostly accommodated in larger tenancies with wider building frontages, such as offices, community uses, medical centres, fitness facilities and mini-major shops. |
| Affordable living | See the State Planning Policy, Glossary. |
| Amenity | The qualities of a location in regard to noise, vibration, dust, odour, air quality, lighting, daylight, glare, breezes and shade, freedom from hazard or risk of threats to health and well-being of occupants, and the uninterrupted ability to use and enjoy the land for the purpose it was designed, that may be affected by the level, time and duration of activities on nearby sites or the impacts of natural hazards, including spatial and temporal impacts. |
| Arcade | A privately owned pedestrian pathway that is part of the pedestrian network and is publicly accessible during hours of operation. An arcade can be covered or uncovered. |
| Areas of strategic biodiversity value | Areas which may currently be cleared or support degraded habitat, but which could form part of an ecological corridor or provide habitat for native fauna and flora if restored. Areas of strategic biodiversity value include land in the High ecological significance strategic sub-category and the General ecological significance strategic sub-category. |
| Arterial road | A road identified as an arterial road on the Road hierarchy overlay map. |
| Assumed future urban development | The future urban development which is assumed to be serviced at the desired standards of service in the most efficient manner by the plans for future trunk infrastructure up to the planning horizon identified in the Local government infrastructure plan. |
| Average recurrence interval | The average, or expected, value of the periods between exceedences of a given rainfall total accumulated over a given duration. It is implicit in this definition that the periods between exceedences are generally random.Note—For example, a 100 year ARI indicates an average of 100 years between exceedence of a given storm magnitude. |
| Aviation facility | See the *State Planning Policy*, Glossary. |
| Building envelope | The three-dimensional extent of where a building and associated structure may be built on a site after consideration of limits set on height, set back and other similar measures. |
| Building envelope plan | A plan that shows the building envelope for a particular development. |
| Building footprint | The two-dimensional extent of built development, including balconies, covered private outdoor living areas and enclosed spaces but excluding the part of a building or structure that is:1. an eave or a roof; or
2. a sunhood or the like attached to the wall of a building or structure to provide shade or shelter to the wall.
 |
| Building height transition | An area where a height transition is required at the interface between higher density and lower density zones, as required by a development code or a local neighbourhood plan. |
| Bushfire attack level | See AS 3959-2009 Construction of buildings in bushfire prone areas |
| Busway station | A public passenger transport facility or future public passenger transport facility identified on the State Planning Policy Interactive Mapping System.  |
| City Centre | See SC2.1 Strategic framework maps. |
| Combustible liquid | Combustible liquid as defined in AS1940-2004 The storage and handling of flammable and combustible liquids. |
| Commercial character building | A building constructed in 1946 or earlier on a site identified on the Commercial character building overlay map. |
| Communal open space | Recreation space for the use of all building occupants. |
| Complete communities | See the *State Planning Policy,* Glossary. |
| Conservation | The processes and actions of looking after a place so as to retain its natural significance, including protection and maintenance. |
| Corner land dedication | The corner of a site for dedication to the Council identified on the Streetscape hierarchy overlay map. |
| Corner lot | A lot bounded by two or more roads where they intersect or join. |
| Corridor hub | See SC2.1 Strategic framework maps. |
| Critical assets | The infrastructure and facilities listed below, that if destroyed, degraded or rendered unavailable for an extended period would significantly impact on the economic, social or environmental wellbeing of the city.* Archerfield Airport
* Brisbane Airport
* Central Business District, namely those elements of the CBD and environs that comprise government facilities, disaster management control centres and the transport network hub and major health care facilities, being the Mater, Princess Alexandra and Royal Brisbane Hospitals
* Kedron Emergency Management Headquarters
* Port of Brisbane
* Acacia Ridge Intermodal Freight Terminal
 |
| Dangerous goods | Dangerous goods as defined by the Australian code for the transport of dangerous goods by road and rail. |
| Defined flood event (DFE) | The flood event adopted by Brisbane City Council for the management of development in a particular locality. The DFE varies for different classes of development and flood source.Note—Most commonly, the Defined flood event is the 1% Annual Exceedence Probability (AEP) flood for creek/waterway, 2% AEP for overland flow flooding sources, or the Residential Flood Level (RFL) for Brisbane River flooding. The DFE for a particular locality is determined in accordance with the Flood overlay code. |
| Defined flood level (DFL) | The DFL for Brisbane River flooding is a level of 3.7m AHD at the Brisbane City Gauge based on a flow of 6,800 m3/s. |
| Desired standards of service | See *Minister's Guidelines and Rules under the Planning Act 2016*. |
| Detailed landscape plan | A plan showing detailed landscape treatment including excavation, location of site services and proposed levels, drainage, construction detail and detailed planting schedule. |
| Development footprint plan | A plan that defines the area within the development footprint that may be used for development proposed on a site, and which excludes the area of any bushfire management footprint plan.Note—An approved building location envelope, building location plan or development envelope area has the same meaning. |
| Distributor–retailer | See *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009*. |
| District road | A road identified as a district road on the Road hierarchy overlay map. |
| Ecological features | Significant vegetation communities, significant flora species, significant fauna species and elements which provide important habitat value, such as hollow-bearing trees, rock outcrops, termitaria, vine thickets, roost trees, stag trees and coarse woody debris. |
| Ecological processes | Interactions between components of the natural environment essential to the long persistence and resilience of ecological features, such as soil formation and stabilisation; water and nutrient cycling; pollination and seed dispersal; organism dispersal, recruitment and succession and natural disturbances (e.g. fire, inundation). |
| Edge effects | Adverse effects on ecological features or ecological processes caused by incompatible adjacent land uses/activities, such as invasive garden weeds, dogs and cats preying on native wildlife, stormwater run-off, rubbish dumping, light and noise intrusion and vandalism. |
| Environmentally relevant activity | See *Environmental Protection Act 1994*. |
| Erosion prone area | See *Coastal Protection and Management Act 1995*. |
| Existing trunk infrastructure | The trunk infrastructure existing as at the base date. |
| Filling or excavation | Removal or importation of material to, from or within a lot that will change the ground level of the land. |
| Future Suburban Living Area | See SFM-002 Brisbane CityShape 2031 Land Use Strategic Framework Map. |
| Future trunk infrastructure | The trunk infrastructure to be provided from the base date to the planning horizon. |
| Greenspace and Rural Neighbourhoods | See SC2.1 Strategic framework maps. |
| Greenspace System | See SFM-004.Brisbane Greenspace System Strategic Framework Map. |
| Ground storey | The storey closest to ground level, being the storey where the distance between ground level and the ceiling, measured at the middle of the face of the front wall of the building, is greater than the distance between the ground level and the floor. |
| Growth Node | See SFM-003 Brisbane Selected Transport Corridors and Growth Nodes Strategic Framework Map. |
| Habitable room | See Building Code of Australia (Volume 1). |
| Hazardous chemical | A hazardous chemical identified in the *Work Health and Safety Regulation 2011*. |
| Hazardous material | A substance with potential to cause harm to persons, property or the environment because of 1 or more of the following—* the chemical properties of the substance;
* the physical properties of the substance;
* the biological properties of the substance.

Without limiting the first paragraph, all dangerous goods, combustible liquids and hazardous chemicals are hazardous materials. |
| Highest astronomical tide | See Queensland Urban Drainage Manual (Volume 1, Second Edition 2007). |
| Iconic vista site | An iconic vista site is a site identified in the Iconic vista site sub-category on the Key civic space and iconic vista overlay including a view (or views) within a spatially defined view corridor that encompasses elements, or a relationship of elements, that particularly symbolise the scenic and/or cultural values of the city. |
| Impact site | The site where a significant residual impact occurs and for which an environmental offset is to be provided for at the offset site. |
| Internal building work | Building work carried out within the external walls or roof of the following spaces of an existing building:1. an existing storey; or
2. an existing basement; or
3. existing enclosed gross floor area; or
4. a fully enclosed roof or ceiling space; or
5. any other existing space that is occupied or used including a lift shaft, stairway, meter room, bathroom, shower room, laundry, water closet or other sanitary compartment where these spaces are not a part of a storey or basement.

Note—Building work is not internal building work where it:* results in changes to the exterior of the building; or
* involves any work (including enclosing an underfloor space or undercroft; or
* results in the creation of new floor space, other than for a dwelling house; or
* results in the use of spaces that would constitute a material change of use for which assessment is required against the planning scheme; or
* is building work for a dwelling house which would cause the use or building work to conflict with the self-assessable provisions in the Dwelling house code or Dwelling house (small lot) code, unless in accordance with a development approval in effect; or
* is building work for a place in the Local heritage place sub-category or the State heritage place sub-category of the Heritage overlay.
 |
| Investigation Area | See SFM-002 Brisbane CityShape 2031 Land Use Strategic Framework Map |
| Key civic space | A key civic space is a space, identified in the Key civic space sub-category on the Key civic space and iconic vista overlay and includes the airspace extending above the key civic space. |
| Landmark site | A site identified in a neighbourhood plan to accommodate buildings or developments that attain citywide prominence through a combination of notable architectural excellence, siting and location. |
| Landscape concept plan | A drawing or drawings that shows the extent, function and character of areas to be landscaped, any proposed earthworks and an indicative planting palette. |
| Local cycle route | A cycle link from an individual property or destination to a primary or secondary cycle route network. |
| Local road | A road identified as a local road on the Road hierarchy overlay map. |
| Long term infrastructure | Development infrastructure identified in the Long term infrastructure plans that is required to protect the safety or efficiency of the infrastructure network of which the non-trunk infrastructure is a component, in order to service at the desired standards of service in the most efficient manner, development that is not assumed future urban development. |
| Long term infrastructure plans | The plans for long term infrastructure identified in the following: 1. the Road hierarchy overlay and Other plans long term infrastructure plan (corridor plan) for the road network;
2. the Bicycle network overlay, for the bicycle network;
3. the Community purpose network overlay and Other plans long term infrastructure plan, for the parks network and land for the community facilities network;
4. the Stormwater code and Other plans long term infrastructure plan, for the stormwater network.
 |
| Major Centre | See SC2.1 Strategic framework maps. |
| Major Industry Area | See SC2.1 Strategic framework maps. |
| Major road | A road that is an arterial road, suburban road or district road. |
| Matters of local environmental significance (MLES) | The High ecological significance sub-category, High ecological significance strategic sub-category, General ecological significance sub-category and the General ecological significance strategic sub-category on the Biodiversity area overlay maps denote the spatial extent of matters of local environmental significance (MLES) for the purposes of the *Environmental Offsets Act 2014*. |
| Matters of state environmental significance (MSES) | See the State Planning Policy*, Glossary*.  |
| Mean high water spring tide | The highest level that spring tides reach on the average over a period of time. |
| Minor road | A road that is a neighbourhood road or local road. |
| Motorway | A road identified as a motorway on the Road hierarchy overlay map. |
| Natural habitat cover | Bushlands and corridors of native vegetation, including areas for habitat restoration that provide functioning habitat for native plants and animals and support the movement of wildlife across the city. |
| Neighbourhood road | A road identified as a neighbourhood road on the Road hierarchy overlay map. |
| Non-juvenile koala habitat tree | A koala habitat tree that has a height of more than four metres or a trunk with a circumference of more than 31.5 centimetres at 1.3 metres above the ground |
| Non-residential | Any combination of uses not listed as residential.Note—Only if used in relation to describing the proportion or component of development allocated for residential and non-residential use. |
| Offset site | The location where an environmental offset is established. |
| On-site mitigation measure | See *Environmental Offsets Act 2014*. |
| Outdoor lighting | Any form of permanently installed lighting system whether internal or external which emits light that may have an impact beyond the site. |
| Park concept plan | A plan that shows the conceptual layout of a proposed park. |
| Planning horizon | For the Local government infrastructure plan means the year up to which a trunk infrastructure network has been planned. |
| Plaza | A privately owned open space that is publicly accessible during hours of operation. |
| Prescribed accepted development | See section 5.3.4. |
| Prescribed level | The level of the surface of the land:1. existing at the time the original estate was subdivided and roads created through the estate as determined by a registered surveyor under the *Surveyors Act 2003* using best available evidence which is based on:
2. the ‘as constructed’ drawings for the subdivision of the original estate lodged with the Council; or
3. if paragraph (a)(i) does not apply, the contours of the Council’s 2002 BIMAP; or
4. that is the result of operational work carried out as a consequence of a material change of use or reconfiguring a lot, if:
5. the material change of use or reconfiguring a lot was assessable development under the Council’s planning scheme in effect between 1 January 2002 and the commencement of this planning scheme; and
6. the operational work accords with the following:
7. the development approval for the material change of use or reconfiguring a lot;
8. the development approval which approved the operational work.

Editor’s note—Section 1.7.5 provides that for the purpose of the definition of ground level in Schedule 1, the level of the natural ground is deemed to have been lawfully changed if the level of the natural ground level is the prescribed level. |
| Prescribed secondary code | See Section 5.3.5. |
| Primary cycle route | A cycle route (including Brisbane’s Riverwalk) that provides for all cyclists, including high speed commuters and links residential areas to major employment centres, regional activity centres and other key destinations, including public transport, cultural and recreation facilities. |
| Primary street frontage | The street frontage that is most commonly addressed by other buildings in the block. |
| Priority infrastructure area | See *Planning Act 2016*. |
| Public realm | Any publicly accessible streets, pathways, cross-block links, arcades, plazas, parks, open spaces, key civic spaces and any public and civic buildings and facilities.Note—The term public domain has the same meaning when used to describe a physically or visually accessible environment for the day-to-day use or enjoyment of the public. |
| Railway station | A public passenger transport facility or future public passenger transport facility identified on the State Planning Policy Interactive Mapping System.  |
| Rear lot | A lot that has access to a road only by means of an access way that forms part of the lot, or by means of an easement over adjoining land. |
| Regional ecosystem | See *Vegetation Management Act 1999*. |
| Registered Professional Engineer Queensland | A person currently registered as a professional engineer under the *Professional Engineers Act 2002*. |
| Regulation | *Planning Regulation 2017* |
| Remnant vegetation | See *Vegetation Management Act 1999* |
| Replacement tree area | An area of a site shown on a plan or drawing, where trees replacing a lost significant landscape tree will be planted. |
| Residential | Any combination of the following uses: community residence, multiple dwelling, residential care facility, retirement facility, rooming accommodation short term accommodation.Note—Only if used in relation to describing the proportion or component of development allocated for residential and non-residential use. |
| Residential flood level (RFL) | Residential flood level (RFL) for Brisbane River flooding equates to the flood level applicable to the extent of January 2011 floods as depicted by mapping on the Queensland Reconstruction Authority website or the Council's defined flood level (DFL) for the Brisbane River, whichever is higher. |
| Restoration | Returning existing habitats to a known past state or to an approximation of the natural condition by repairing degradation, removing introduced species or by reinstatement. |
| Run-off hectare | The demand for waterway capacity generated by one gross hectare of land calculated using the coefficient of run-off for that area classification. |
| Rural Neighbourhoods | See SFM-004 Brisbane Greenspace System Strategic Framework Map. |
| Secondary cycle route | A cycle route that provides linkages between residential areas and primary routes or between suburban destinations such as schools, suburban centres, cultural activity areas and recreational facilities. |
| Secondary street frontage | Where a lot has more than one frontage, a frontage that is not the primary street frontage. |
| Selected Transport Corridors | See SFM-003 Brisbane Selected Transport Corridors and Growth Nodes Strategic Framework Map. |
| Sensitive use | A use that is a childcare centre, a community care centre, a community residence, a detention facility, a dual occupancy, a dwelling house, a dwelling unit, an educational establishment, a health care service, a hospital, a hotel, to the extent the hotel provides accommodation for tourists or travellers, a multiple dwelling, a relocatable home park, a residential care facility, a resort complex, a retirement facility, rooming accommodation, rural workers' accommodation, short term accommodation or a tourist park. |
| Sensitive zone | The following zones and precincts:1. all zones in the residential zones category and the centres zones category;
2. Emerging community zone;
3. Mixed use zone;
4. Rural residential zone;
5. in the Community facilities zone:
6. education purposes zone precinct;
7. health care purposes zone precinct; and
8. major health care zone precinct.
 |
| SEQ Regional Plan | *South East Queensland Regional Plan* |
| Significant corner site | A site identified in a neighbourhood plan to accommodate building or development which attain local prominence through a combination of architecture, location and their contribution to the public realm and the quality of the pedestrian experience in particular. |
| Significant landscape tree | A tree on a site identified in the Landscape features sub-category, the Individual or group significant landscape tree site sub-category or the Significant landscape tree—adjoining site sub-category on the Significant landscape tree overlay map and listed in Table 8.2.19.3.B or Table 8.2.19.3.C of the Significant landscape tree overlay code; orA tree identified in Significant landscape tree—vegetation protection order sub-category on the Significant landscape tree overlay map. |
|  Significant residual impact | See *Environmental Offsets Act 2014*.Editor's note—Further guidance on significant residual impact is provided in the Offsets planning scheme policy.  |
| Sleeping area | A bedroom, ward or dormitory. |
| Small lot | A lot which is:1. less than 450m2; or
2. a rear lot of less than 600m2 excluding an access way.
 |
| Social housing | See the State Planning Policy, Glossary. |
| Special Centre | See SC2.1 Strategic framework maps. |
| Suburban Living Areas | See SC2.1 Strategic framework maps. |
| Suburban road | A road identified as a suburban road on the Road hierarchy overlay map. |
| Tree protection zone | The three-dimensional extent of the space a tree occupies above and below ground, set aside for protection of the tree, as shown in Figure a of the Significant landscape tree overlay code. |
| Trunk infrastructure | See *Planning Act 2016*. |
| Unacceptable risk | Unacceptable risk is a situation where people or property are exposed to a predictable hazard event that may result in serious injury, loss of life, failure of community infrastructure, or property damage that would make a dwelling unfit for habitation. |
| Walking distance | The distance between two places, measured from reasonable pedestrian access points and along roads with verges, off-road pathways or other reasonable pedestrian connections. |